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HOME INSPECTION ADVISORY COMMITTEE Minutes of May 10, 2016 Public Session

CALL TO ORDER

The Home Inspection Advisory Committee was called to order by Chairman Del Greco at 9:30 a.m. in the Union Conference Room, third floor, 124 Halsey Street, Newark, New Jersey. All parties were duly notified of the time, date, and place and all pertinent material had been provided.

SUNSHINE LAW ANNOUNCEMENT

Martha Richardson read the statement required by Chapter 231, Laws of 1975, known as the Open Public Meetings Act, and announced that notice of the meeting was prepared in the office of the Committee and mailed to the Secretary of State, the Star-Ledger, the Courier Post, the Bergen Record and the Atlantic City Press.

ROLL CALL

CMS present: Michael Del Greco
Neil Kipnis
F. Michael Fitzpatrick

CMs absent: None

Others present: Karl W. Reidel, Executive Director, Olga Bradford, Deputy Attorney General, Joseph Grabowy and Martha Richardson, Committee Staff, and five members of the public.

ANNOUNCEMENTS

None

APPROVAL OF MINUTES

April 12, 2016

ACTION: The Committee reviewed the minutes of April 12, 2016, and on a motion by CM Kipnis, second by Chairman Del Greco, voted to table the minutes to the July 12, 2016 meeting.

REPORT OF THE EXECUTIVE DIRECTOR

The Committee noted the following statistics as of April 28, 2016.

a. Licensing Statistics:

- Licensed Home Inspectors - Active	774
- Home Inspectors - Expired	324
- Home Inspectors - Inactive	<u>222</u>
Total	1,320

The Committee noted these statistics for the record.

b. Continuing Education Audit

DISCUSSION: Executive Director Reidel stated that work continues on the audit regarding those licensees who have not completed their continuing education credits for the 2015 - 2017 biennial renewal licensure period.

c. Legislation:

DISCUSSION: Regulatory Analyst, Liza Ackerman, appeared before the Committee to discuss S250, Creates the Mold Safe Housing Act, and A2830, Energy Analysis of Homes. The Committee is in favor of this bill which will allow the Department of Health to develop standards with the Department of Community Affairs. Ms. Ackerman will research other state legislation on this topic and report her findings to the Committee at its July 2016 meeting. In addition, the Committee opposes A2830, since it would make a home inspection unaffordable and it would take much longer.

c. Incoming Correspondence:

Alex J. Keoskey, Esq.
April 21, 2016
RE: David Geiger

This correspondence was noted for the record. Mr. Geiger's license remains in inactive status.

Raymond Wittschen
March 28, 2016
RE: Request for an Additional Extension to Complete CEUs for
Reinstatement

After discussing this matter in executive session the Committee concluded to allow Mr. Wittschen an additional forty five (45) days to complete three (3) CEUs on the Committee's rules and regulations.

Kenneth Winnik

April 1, 2016

RE: Waiver Request in Response to the CEU Credit Audit

After discussing this matter in Executive Session, the Committee will allow Mr. Winnik an additional forty five (45) days to complete nine (9)CEUs, three (3) in Ethics, three (3) in report writing, and three (3) on the Committee's rules and regulations.

APPEARANCES:

Regulatory Analyst, Liza Ackerman, appeared before the Committee to discuss pending legislation S250, which would create the Mold Safe Housing Act, and A2830, Energy Analysis of Homes.

APPLICATIONS FOR REVIEW

ACTION: The Committee on a motion by CM Kipnis, second by Chairman Del Greco, voted to approve the following applications for licensure pending receipt of insurance:

<u>Applicant</u>	<u>Application #</u>
Paul Frascatore	2016970
Robert Kennedy	2016670
Walter Adenau	2012824
Marl Lovallo	2009375
Brett Salinardo	2019302
Cassandra O'Neill	2019842
Michael Rusinak	2019809
Corey Nydegger	2022869
Edmund Wisham, Jr.	2022918
Michael Nicosia	2023511
Antonio Goncalves	2024236
Luis Eguez	2024495
Aaron Scheuerer	2024629
Kevin O'Neill	2025092

Mark Luria

2025223

REVIEW OF CONTINUING EDUCATION COURSES:

ACTION: The Committee reviewed the following courses and on a motion by CM Kipnis, second by Chairman Del Greco, voted to approve the courses as follows:

<u>Sponsor</u>	<u>Course</u>	<u>Credits</u>
NJ NACHI	Home Inspector Ethics	3.0
NJ NACHI	Report Writing, Significance of Findings	2.0
NJ NACHI	WDI Inspection for Home Inspectors	2.0
NJ NACHI	Foundation Assessment, Failure & Repair	2.0
NJ NACHI	Chimney & Fireplace Inspections	2.0
NJ NACHI	Identifying Water Intrusion Pathways In Structures	2.0

REACTIVATIONS/REINSTATEMENTS

None

INFORMATIONAL ITEMS

None

PUBLIC COMMENTS

DISCUSSION: David Goldstein, representing a coalition of several home inspector associations, discussed four (4) pending bills concerning the detection of mold and the energy analyses of homes. All legislation would expose home inspectors to greater risk.

MOVE TO EXECUTIVE SESSION

ACTION: The Committee, on a motion by CM Kipnis, second by Chairman Del Greco, voted to enter Executive Session to review disciplinary matters.

RETURN TO PUBLIC

Home Inspection Advisory Committee
Public Session Minutes
May 10, 2016

On a motion contained in the Executive Session minutes, the Committee re-entered Public Session for the purposes of adjournment.

ADJOURNMENT

ACTION: On a motion by Chairman Del Greco, second by CM Kipnis, the Committee voted to adjourn the meeting at 1:00 PM.

APPROVED BY:

Michael Del Greco
Chairman

Karl W. Reidel
Executive Director